



**CITY OF COVINA  
PLANNING COMMISSION AGENDA  
REGULAR MEETING, TUESDAY, JULY 13, 2021  
COUNCIL CHAMBER, CITY HALL  
125 EAST COLLEGE STREET  
7:00 P.M.**

PLEASE NOTE: THOSE WHO WISH TO ADDRESS THE PLANNING COMMISSION ON ANY ITEM ARE REQUESTED TO EMAIL [PLANNING@COVINACA.GOV](mailto:PLANNING@COVINACA.GOV) PRIOR TO THE ITEM BEING CALLED. THE PURPOSE OF THIS IS TO ENSURE THAT YOUR NAME AND ADDRESS ARE CORRECTLY IDENTIFIED IN THE MINUTES OF THE PLANNING COMMISSION.

**CALL TO ORDER**

- A. Pledge of Allegiance.
- B. Roll Call of Commissioners:
- C. Amendments to the Agenda.

**PUBLIC COMMENTS**

Citizens wishing to address the Commission on any matter **not** on the agenda may do so at this time. Citizens wishing to be heard on any matter on the agenda, please wait until that point on the agenda. **Please keep your comments to five minutes or less and try not to be repetitive.** Under the provisions of the Brown Act, the Commission is prohibited from taking action on oral requests but may refer the matter to staff or to a subsequent meeting.

**CONSENT CALENDAR**

*All matters listed under the Consent Calendar are considered routine and will be enacted by one motion. There will be no separate discussion on these items prior to the time the Planning Commission votes on them, unless a member of the Planning Commission requests that a specific item be removed from the Consent Calendar for discussion.*

1. Approval of Minutes of Regular Meeting of June 8, 2021.

**CONTINUED PUBLIC HEARING**

None

**PUBLIC HEARING**

1. Application for a General Plan Amendment (GPA) 21-002, an amendment to the Covina General Plan Land Use Map to change the land use designation from General Commercial to Low Density Residential and Zone Change (ZCH) 21-002, an amending the Official Covina Zoning Map by changing the Zoning District from C-3A/PCD (Regional or Community Shopping Center) with a Planned Community

**Development Overlay) to R-1-7,500 (Single Family Residential) for three properties located at 137, 145, and 153 E. Loma Vista Street – APNs: 8451-002-033, 8451-002-034, and 8451-002-035.**

**Staff Recommendation:** Staff recommends that the Planning Commission adopt Resolution No. 2021-014 PC recommending approval to the City Council: a) Resolution CC 2021-\_\_\_ amending the Land Use Map of the City of Covina General Plan, and; b) Ordinance 21-\_\_\_ amending the Official the Zoning Map of the City of Covina.

#### **CONTINUED BUSINESS**

None.

#### **NEW BUSINESS**

None

#### **GENERAL MATTERS**

None.

#### **ADMINISTRATIVE ITEMS**

None.

#### **ADJOURNMENT**

Adjourn to a regular meeting of the Planning Commission at 7:00 p.m. on July 27, 2021 in the Council Chamber of Covina City Hall.

*I, Brian K. Lee, Director of Community Development for the City of Covina, or his designee, hereby declare that a true and accurate copy of the forgoing agenda was posted on July 8, 2021 near the front entrance of City Hall, 125 East College Street, Covina, and on the City's official Internet Website, in accordance with Governmental Code Section 54954.2(a.)*

*Additional information on any agenda item can be obtained by contacting the Planning Division at 125 East College Street, Covina, or by telephoning (626) 384-5450.*

*In compliance with the Americans with Disabilities Act, if you need special assistance to participate in this meeting, you should contact the Planning Division office at (626) 384-5450 or the California Relay Service. Notification 48 hours prior to the meeting will enable the City to make reasonable arrangements to assure accessibility to this meeting.*